

Certificate of Notice Page 1 of 3
 United States Bankruptcy Court
 Eastern District of Pennsylvania

In re:
 Deane J. Portner
 Tracy A. Portner
 Debtors

Case No. 17-16135-elf
 Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2

User: Randi
 Form ID: pdf900

Page 1 of 1
 Total Noticed: 1

Date Rcvd: Feb 03, 2020

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Feb 05, 2020.
 db/jdb +Deane J. Portner, Tracy A. Portner, 25 Essex Street, Marietta, PA 17547-1105

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
 NONE. TOTAL: 0

***** BYPASSED RECIPIENTS *****

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Feb 05, 2020

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on February 3, 2020 at the address(es) listed below:

HOWARD GERSHMAN on behalf of Mediator Howard Gershman, Esquire hg229ecf@gmail.com, 229ecf@glpoc.comcastbiz.net
 JOHN A. DIGIAMBERARDINO on behalf of Debtor Deane J. Portner jad@cdllawoffice.com, dm@cdllawoffice.com
 JOHN A. DIGIAMBERARDINO on behalf of Joint Debtor Tracy A. Portner jad@cdllawoffice.com, dm@cdllawoffice.com
 JOHN A. DIGIAMBERARDINO on behalf of Plaintiff Tracy A. Portner jad@cdllawoffice.com, dm@cdllawoffice.com
 JOHN A. DIGIAMBERARDINO on behalf of Plaintiff Deane J. Portner jad@cdllawoffice.com, dm@cdllawoffice.com
 REBECCA ANN SOLARZ on behalf of Creditor LakeView Loan Servicing, LLC bkgroup@kmlawgroup.com
 SCOTT M. ROTHMAN on behalf of Defendant Lakeview Loan Servicing, LLC srothman@halcur.com
 THOMAS I. PULEO on behalf of Creditor LakeView Loan Servicing, LLC tpuleo@kmlawgroup.com, bkgroup@kmlawgroup.com
 United States Trustee USTPRegion03.PH.ECF@usdoj.gov
 WILLIAM C. MILLER, Esq. ecfemails@phl3trustee.com, philaecf@gmail.com

TOTAL: 10

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: Tracy A. Portner Deane J. Portner Debtor(s)	CHAPTER 13
Lakeview Loan Servicing, LLC Movant	
vs.	NO. 17-16135 ELF
Tracy A. Portner Deane J. Portner Debtor(s)	
William C. Miller Esq. Trustee	11 U.S.C. Section 362

**MOTION OF Lakeview Loan Servicing, LLC
FOR RELIEF FROM THE AUTOMATIC STAY
UNDER SECTION 362**

1. Movant is Lakeview Loan Servicing, LLC.
2. Debtor(s) is/are the owner(s) of the premises 25 Essex Street, Marietta, PA 17547, hereinafter referred to as the mortgaged premises.
3. Movant is the holder of a mortgage, original principal amount of \$108,262.00 on the mortgaged premises that was executed on January 13, 2009. Said mortgage was recorded on January 22, 2009 at Document ID Number 5756335 The Mortgage was subsequently assigned to Movant by way of Assignment of Mortgage recorded on February 19, 2015, at Instrument Number 6188824 in Lancaster County.
4. William C. Miller Esq., is the Trustee appointed by the Court.
5. The commencement and/or continuation of the mortgage foreclosure proceedings by reason of non-payment of monthly mortgage payments were stayed by the filing of a Chapter 13 Petition in Bankruptcy by the Debtor(s).
6. Debtor(s) has/have failed to make the monthly post-petition mortgage payments in the amount of \$782.98 for the months of November 2019 through January 2020. The debtor's suspense balance is \$204.55.
7. The total amount necessary to reinstate the loan post-petition is \$2,144.39.

8. Debtor is currently delinquent in plan payments to the Chapter 13 Trustee in the amount of \$450.00.

9. Movant is entitled to relief from stay for cause.

10. This motion and the averments contained therein do not constitute a waiver by Movant of its right to seek reimbursement of any amounts not included in this motion, including fees and costs, due under the terms of the mortgage and applicable law.

WHEREFORE, Movant prays that an Order be entered modifying the Stay and permitting Movant to proceed with its mortgage foreclosure on the mortgaged premises, and to allow the Sheriff's Grantee to take any legal action to enforce its right to possession of the mortgage premises. Further, Movant prays that an Order be entered awarding Movant the costs of this suit, reasonable attorney's fees in accordance with the mortgage document and current law together with interest.

/s/ Rebecca A. Solarz, Esquire

Rebecca A. Solarz, Esquire

KML Law Group, P.C.

701 Market Street, Suite 5000

Philadelphia, PA 19106-1532

Phone: (215) 627-1322 Fax: (215) 627-7734

Attorneys for Movant/Applicant